

HOUSE BILL 130

By Hardaway

AN ACT to amend Tennessee Code Annotated, Title 66,
Chapter 28, Part 3, relative to landlord obligations.

BE IT ENACTED BY THE GENERAL ASSEMBLY OF THE STATE OF TENNESSEE:

SECTION 1. Tennessee Code Annotated, Title 66, Chapter 28, Part 3, is amended by adding a new section thereto, as follows:

Section 66-28-306. All landlords of residential property shall provide to tenants an energy audit on rental premises before entering into a rental agreement with the tenants for such rental premises. Such energy audit shall be from a utility or from any person approved to perform professional energy audits by the energy efficient schools council created by § 9-17-103. The failure of a landlord to provide an energy audit pursuant to this section shall bind the parties to a month to month tenancy.

SECTION 2. This act shall take effect July 1, 2009, the public welfare requiring it.